
Subject: 16/00229/FUL Woodlands Farm, Flaxton

From: Hannah Wilson
Sent: 01 September 2016 09:06
To: Development Management
Subject: Fw: 16/00229/FUL Mr J Charters-Reid

Dear Ms Hood

Thank you for your response regarding our concerns for the above named application. Having circulated the response as well as the amendments, the Parish Council have asked me to end the following response on their behalf.

Despite assurances that the screening is deemed adequate for the site, the Parish Council still feel this is not sufficient given that the proposal sits in open countryside. The level of additional traffic which this proposal will generate is still a matter of serious concern and one which the Parish Council as well as villagers are not happy with.

For these reasons the Parish Council stand with their initial objection to the application.

Kind Regards

Hannah

Hannah Wilson
Clerk to Flaxton Parish Council

From: Hannah Wilson
Sent: 15 July 2016 13:10
To: Development Manager
Subject: 16/00229/FUL Mr J Charters-Reid

Dear Ms Hood

Thank you for the above application, the Parish Council have reviewed the application and have the following comments to make:

They have concern around the lack of screening to the entire site especially as this is onto open countryside. There are several similar developments in the area and all of those are within woodland as opposed to open countryside and this is inappropriate.

The habitat survey expired in December 2014, this also doesn't cover the barns and this is likely to be where bats are in habitat.

The Highways access is across common land and therefore it cannot be changed, altered, widened or resurfaced except in loose material. This would only be with granted permission from the Green Gait Owners and it is noted that the Green Gait Owners have not been consulted about this application.

The foul drainage is into a stream bordering SSSI

It is also believed that permission would need to be sought from the environment agency to be able to stock the pond.

They are concerned about the bio-treatment which requires regular use to operate efficiently. The site is only open part of the year and is closed for a long period of time due to seasonality which would not allow this operating effectively.

The site circulates a property owned by Mr Wells whose views will look directly onto the site. Has he been consulted and is he happy?

There has been no mention around electricity and its supply to the touring sites

There are inconsistencies with regard to the number of pitches. One paper says 20 and the other 19.

Barn 2 in the plan which is noted to be the reception is mentioned to be 2 storey however there is no plan in the submission for the second floor.

This application is approved would incur a considerable increase in traffic to York Lane and this is of great concern to the Parish Council.

For all of the above reasons and comments, Flaxton Parish Council object to this application.

Kind Regards

Hannah Wilson
Clerk to Flaxton Parish Council